

Castelnuovo Berardenga

# CAPRAIA PODERE Castelnuovo Berardenga (SI) - Villa Arceno Consortium An exclusive property in the heart of the Chianti Senese

Property ID: IT254152141



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PURCHASE PRICE: 1.750.000 EUR • ROOMS: 14 • LAND AREA: 11.872 m<sup>2</sup>

Property ID: IT254152141 - 53019 Castelnuevo Berardenga

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## At a glance

|             |             |
|-------------|-------------|
| Property ID | IT254152141 |
| Rooms       | 14          |
| Bedrooms    | 5           |
| Bathrooms   | 5           |

|                |                          |
|----------------|--------------------------|
| Purchase Price | 1.750.000 EUR            |
| Commission     | subject to<br>commission |
| Total Space    | ca. 575 m <sup>2</sup>   |

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## A first impression

Podere Capraia - The essence of Tuscany between history and nature

In the heart of the enchanting Sienese hills, within the prestigious Villa Arceno Consortium in Castelnuovo Berardenga, lies Podere Capraia, an exclusive property that encapsulates all the authentic charm of Tuscany. Here, among picture-postcard landscapes, centuries-old vineyards and medieval villages steeped in history, time seems to flow at a different pace, providing an atmosphere of timeless quiet and beauty. We are located in one of Italy's most iconic areas, the Chianti Senese, a land of ancient wine-making traditions and breathtaking views. The rolling hills dotted with cypress trees, olive groves and rows of vines create a landscape that has inspired artists and travelers from every era. Here the culture of good living is intertwined with history: a few kilometers away are fascinating villages such as Castelnuovo Berardenga, Gaiole in Chianti and Radda in Chianti, as well as nearby Siena, with its priceless artistic and cultural heritage. Chianti roads lead to medieval castles, thousand-year-old abbeys and renowned wineries where you can taste some of the world's finest wines, creating a unique setting where natural beauty blends with the discreet luxury of historic residences perfectly integrated into the landscape.

The property consists of two independent farmhouses, each with its own identity and character, but both sharing the authenticity of Tuscan architecture and the quality of the finishes. The first farmhouse is a small jewel surrounded by greenery, with a romantic and cozy appearance. Built in the local tradition, it features facades in Sienese brick and natural stone, with exposed wooden beams and old terracotta floors. The privileged position, on a gentle rise, allows to enjoy a unique panoramic view of the Sienese hills, giving an atmosphere of total harmony with the surrounding nature.

The second farmhouse, larger and more imposing, is located at the foot of the hill and offers large interior spaces and versatility of use. Perfect to be transformed into a prestigious private villa, an elegant country residence or a refined accommodation, it preserves the charm of Tuscan architecture with fine materials and unique details. Large openings let in natural light, creating a constant dialogue between interior and exterior. Podere Capraia represents a perfect balance between history, nature and potential for enhancement. Its exclusive location in the Villa Arceno Consortium, the quality of the materials used and the landscape context of rare beauty make it an ideal residence for those who wish to experience the most authentic soul of Tuscany or invest in a valuable property with endless possibilities for customization. A unique opportunity to discover the essence of Tuscan living, where every detail tells a story of tradition, elegance and timeless beauty.

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## Contact partner

For further information, please contact your contact person:

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